

RM/6590-PS/16.12.2022

16TH December 2022



Ribble Valley Borough Council
Planning Department
Council Offices
Church Walk
Clitheroe
BB7 2RA

Dear Sir,

RE: Re-submission of Full planning and listed building application at Lower Reaps Farm, Whinney Lane for the proposed refurbishment of existing house, conversion of existing barns to create three new dwellings, conversion of outbuildings for associated residential use and external works.

We submit the following information in support of a planning and listed building application for the above project via the planning portal:

- Completed online full planning application and listed building application forms.
- 6590 - Location Plan
- 6590 - E01 Existing Site Plan
- 6590 - E02 Existing Ground Floor Site Plan
- 6590 - E03 Existing Farmhouse Plans and Elevations
- 6590 - E04 – A - Existing Barn Plans and Elevations
- 6590 - E05 Existing Outbuilding Plans and Elevations
- 6590 – P01 – B - Proposed Site Plan
- 6590 - P02 – B - Proposed Ground Floor Site Plan
- 6590 - P03 – B - Proposed Farmhouse Plans and Elevations
- 6590 - P04 – B - Proposed Barn Plans and Elevations
- 6590 - P05 – A - Proposed Outbuilding Plans and Elevations
- 6590 -HS 1.01 - Heritage Statement
- Structural Inspection – Les Gooding Design Ltd – Engineer's Report
- Bat Survey – Dave Anderson
- Planning fee

If there are any queries relating to this application we request that the writer be contacted directly to ensure the positive progression of the scheme.

Kind regards,

Richard Maudsley RIBA

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